

MORTGAGE OF REAL ESTATE-G.R.E.M. 9

STATE OF SOUTH CAROLINA,
County of GREENVILLE

I, W. Jack GREER

WHEREAS, I the said W. Jack Greer

in and by MY certain promissory note in writing, of even date with these presents, I am well and truly indebted to LIBERTY LIFE INSURANCE COMPANY, a corporation chartered under the laws of the State of South Carolina, in the full and just sum of Fifteen Thousand (\$15,000.00) DOLLARS, to be paid at its Home Office in Greenville, S. C., together with interest thereon from date hereof until maturity at the rate of four and one-half (4 1/2%) per centum per annum, said principal and interest being payable in monthly installments as follows:

Beginning on the 1st day of October, 1947, and on the 1st day of each year thereafter the sum of \$155.55, to be applied on the interest and principal of said note, said payments to continue up to including the 1st day of August, 1957, and the balance of said principal and interest to be due and payable on the 1st day of September, 1957; the aforesaid monthly payments of \$155.55 each are to be applied first to interest at the rate of four and one-half (4 1/2%) per centum per annum on the principal sum of \$15,000.00 or so much thereof as shall, from time to time, remain unpaid and the balance of each monthly payment shall be applied on account of principal.

All installments of principal and all interest are payable in lawful money of the United States of America; and in the event default is made in the payment of any installment or installments, or any part thereof, as therein provided, the same shall bear simple interest from the date of such default until paid at the rate of seven (7%) per centum per annum.

And if any portion of principal or interest be at any time not due and unpaid, or if default be made in respect to any condition, agreement or covenant contained herein, then the whole amount evidenced by said note to become immediately due, at the option of the holder thereof, who may sue thereon and foreclose this mortgage; and in case said note, after its maturity should be placed in the hands of an attorney for suit or collection, or if before its maturity, it should be deemed by the holder thereof necessary for the protection of its interests to place, and the holder should place, the said note or this mortgage in the hands of an attorney for any legal proceedings, then and in either of said cases the mortgagor promises to pay all costs and expenses including ten (10%) per cent. of the indebtedness as attorneys' fees to be added to the mortgage indebtedness, and to be secured under this mortgage as a part of said debt.

NOW, KNOW ALL MEN, That I, the said W. Jack Greer in consideration of the said debt and sum of money aforesaid, and for the better securing the payment thereof to the said LIBERTY LIFE INSURANCE COMPANY according to the terms of the said note, and also in consideration of the further sum of THREE DOLLARS, to the said W. Jack Greer LIBERTY LIFE INSURANCE COMPANY, at and before the signing of these Presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these Presents do grant, bargain, sell and release unto the said LIBERTY LIFE INSURANCE COMPANY

RECORDED AND INDEXED APRIL 19 1948 10 1/2 30 DAY OF APRIL 1948 W.M.C. FOR GREENVILLE COUNTY, S.C. # 9098

All that certain piece, parcel or tract of land situated in and being on both sides of a county road leading West from the Greenville-Laurens Road, about one mile North of the Town of Mauldin being about six and one-half miles South of the City of Greenville, in Austin Township Greenville County, South Carolina, containing 27.10 acres, more or less, according to survey made by W. J. Riddle, Surveyor, April 25, 1940, and having, according to said Flat, the following metes and bounds, to-wit:-

BEGINNING at a stone at the Northwest edge of said tract, corner of property now or formerly of Peoples National Bank of Greenville and running thence along property of W. Jack Greer, S. 55-45 E. 1453.7 feet to a stone; thence running along said Greer line, N. 44 E. 467 feet to an iron pin; thence S. 13-17 E. running with and crossing county road, 697 feet to an iron pin at corner of property now or formerly of T. M. Hunt Estate; thence with said Hunt property S. 30-40 W. 989 feet to a stake, now or formerly of Peoples National Bank; thence with said Bank property, N. 31-30 W. 804 feet to a stake South of the County road; thence crossing said Road, N. 29-30 W. 1531 feet to the beginning corner.

This is the same property conveyed to me by deed of Minnie A. Greer to be recorded herewith. The Mortgagor also expressly conveys his right-of-way or easement into and over lands of the adjacent property which right-of-way or easement was granted by and is set forth in deed dated April 30, 1940, by deed recorded in Deed Book 221, Page 312.

Paid in full and satisfied this the 11th day of April, 1949, Liberty Life Insurance Company